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QUIT CLAIM DEED Statutory (IL)

THE GRANTORS, Joel Grachan and Bethany Grachan f/k/a Bethany Steigemeier, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of TEN & 00/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to



Doc#: 1508213070 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/23/2015 01:21 PM Pg: 1 of 4

(The Above Space For Recorder's Use Only)

Joel Grachan and Bethany Grachan, husband and wife, Grantees not as joint tenants or tenants in common, but as **Tenants By The Entirety**, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as joint tenants or tenants in common, but as **Tenants By The Entirety**.

DATE: March 18th, 2015

Permanent Real Estate Index Number: 14-33-311-046-0000

Address of Real Estate: 1831 North Hudson Avenue, Unit A, Chicago, Illinois 60614

Joel Grachan

Bethany Grachan f/k/a Bethany Steigemeier

MAIL TO:

Stephen P. Walsh
Goldstine, Skrodzki, Russian, Nemec & Hoff, Ltd.
835 McClintock Drive, Second Floor
Burr Ridge, Illinois 60527

SEND SUBSEQUENT TAX BILLS TO:

Joel and Bethany Grachan
1831 North Hudson Avenue, Unit A
Chicago, Illinois 60614

CCRD REVIEWER

SUBJECT TO: Covenants, conditions, restrictions and easements of record, general real estate taxes for the year 2015 and subsequent years.

REAL ESTATE TRANSFER TAX		23-Mar-2015
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

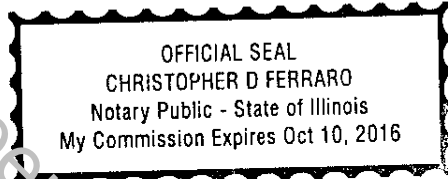
REAL ESTATE TRANSFER TAX		23-Mar-2015
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

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STATE OF ILLINOIS)
) S.S.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Joel Grachan and Bethany Grachan personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and official seal, this 18 day of MARCH, 2015.



CFD
Notary Public

THIS INSTRUMENT WAS PREPARED BY:

Stephen P. Walsh
GOLDSTINE, SKRODZKI, RUSSIAN, NEMEC AND HOFF, LTD.
835 McClintock Drive
Second Floor
Burr Ridge, Illinois 60527
(630) 655-6000

Exempt under Real Estate Transfer Tax Law 65 ILCS 200/31-45
sub par. E and Cook County Ord. 93-0-274 par. 4
Date 3/23/15 Sign. Joel Grachan

Property of Cook County Clerk's Office

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EXHIBIT A

Legal Description

PARCEL 1:

THE WEST 31.83 FEET OF LOT 38 IN HAMBLETONS SUBDIVISION OF BLOCK 43 IN CANAL TRUSTEES SUBDIVISION OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS AND PUBLIC UTILITIES, INCLUDING SEWER, WATER, GAS, CABLE TELEVISION, ELECTRIC AND TELEPHONE, APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS DELINEATED IN A DECLARATION OF EASEMENTS RECORDED MAY 12, 1971 AS DOCUMENT 21477462, OVER, UPON AND ACROSS: A) THE EAST 20 FEET OF LOTS 38 AND 39; B) THE NORTH 3.5 FEET OF LOT 38 AND THE SOUTH 3.5 FEET OF LOT 39, TAKEN AS A TRACT (EXCEPTING FROM SAID TRACT THAT PART OF THE EAST 79.45 FEET OF THE WEST 94.46 FEET THEREOF, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF 30.26 FEET, CHICAGO CITY DATUM, SAID PLANE BEING FURTHER IDENTIFIED AS BEING THE BOTTOM FACE OF THE WOOD SOFFIT UNDER THE 2nd STORY PORTION OF THE TOWNHOUSE DWELLINGS BRIDGING AN AREAWAY BETWEEN 1st FLOOR LEVEL OF DWELLING PARCELS "A" TO "D" AND DWELLING PARCELS "E" TO "H" AND EXCEPTING ALSO THAT PART OF SAID TRACT FALLING WITHIN THE EAST 20 FEET OF SAID LOTS 38 AND 39), ALL BEING IN HAMBLETON'S SUBDIVISION OF BLOCK 43 IN THE CANAL TRUSTEES SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 1831 North Hudson Avenue, Unit A, Chicago, Illinois 60614

PIN: 14-33-311-046-0000

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STATEMENT BY GRANTOR AND GRANTEE

STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the name of the grantees shown on the deed or assignment of the beneficial interest in a land trust are either a natural persons, an Illinois corporation or foreign corporation authorized to do business or acquire and

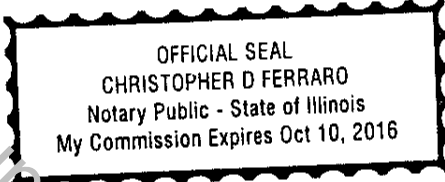
(The Above Space For Recorder's Use Only)

hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: March 18th, 2015
Signature: [Signature]
Joel Grachan, Grantor

Dated: March 18th, 2015
Signature: [Signature]
Bethany Grachan f/k/a Bethany Steigemeier, Grantor

SUBSCRIBED AND SWORN TO BEFORE me by said Grantors on this day of 18 March, 2015.
[Signature]
Notary Public

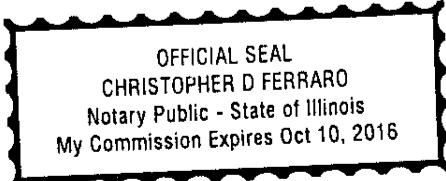


The grantees or their agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: March 18th, 2015
Signature: [Signature]
Joel Grachan, Grantee

Dated: March 18th, 2015
Signature: [Signature]
Bethany Grachan f/k/a Bethany Steigemeier, Grantee

SUBSCRIBED AND SWORN TO BEFORE me by said Grantees on this 18 day of March, 2015.
[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).